

  
MARY LOUISE NICHOLSON  
COUNTY CLERK

## **MANAGEMENT CERTIFICATE**

In compliance with the provisions of Section 209.004 of the Texas Property Code, the undersigned entity gives notice that it is managing the herein described Association:

1. **Name of the Subdivision:** River Heights
2. **Name of the Association:** FW River Heights Homeowners Association, Inc.
3. **Recording data for the Subdivision:**
  1. River Heights, according to the map or plat described in Exhibit "A" of the Declaration of Covenants, Conditions and Restrictions for River Heights, recorded in Document no. D216008123;
  2. The plat of the Subdivision recorded under County Clerk's File no. D215277282, Official Public Records of Tarrant County, Texas.
4. **Recording data for the Declaration and Declaration amendments:**

Declaration of Covenants, Conditions and Restrictions for River Heights, recorded in Instrument no. D216008123, Official Public Records of Tarrant County, Texas.
5. **Name and mailing address of the Association:** FW River Heights Homeowners Association, Inc., c/o Goodwin & Company, PO Box 203310, Austin, TX 78720
6. **Name, mailing address, phone number & email for designated representative:**

**Goodwin & Company**  
**PO Box 203310, Austin, TX**  
**855.289.6007**  
**info@goodwin-co.com**
7. **Website address where all dedicatory instruments can be found:**

<https://dfwrh.sites.townsq.io/> or <https://goodwin-co.com/>, use the "find my community" search bar to locate the community webpage
8. **Fees charged by Association related to a property transfer:**

Resale Certificate: \$375  
Resale Certificate Update: \$75  
Rush Fees to expedite Resale Certificate delivery in advance of 10 business day requirement:  
- 1 business day: \$350 / 3 business days: \$250 / 5 business days: \$150 / 7 business days: \$100  
Compliance Inspection Fee (optional): \$150  
Refinance Fee: \$120  
Statement of Account: \$120  
Transfer Fee: \$340

This management certificate is filed of record in Tarrant County, Texas by the entity managing the Association. It shall be valid until a later Management Certificate is filed of record by the Association or a successor manager, or until a termination of this Management Certificate is filed of record, whichever is sooner.

*Kaci Maglich*

By: Kaci Maglich, Managing Agent for FW River Heights Homeowners Association, Inc., Duly Authorized Agent  
Signed: September 22, 2025

**AFTER RECORDING RETURN TO:**

**Goodwin & Company  
PO Box 203310  
Austin, TX 78720-3310**

STATE OF TEXAS

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COUNTY OF TARRANT

This instrument was signed before me on September 22, 2025 and it was acknowledged that this instrument was signed by Kaci Maglich for the purposes and intent herein expressed.

*Bridget Martin*

Notary Public in and for the State of Texas  
Notary Printed Name: Bridget Martin

My Commission Expires: 10/24/2028

